



SMITH & FRIENDS are delighted to offer to the market this well presented and deceptively spacious two bedroom top floor apartment. The property is within easy reach to Acklam amenities, well regarded schools and local shops. The apartment has the benefit of, buzzer entrance telephone system, its own parking space and also visitor parking available. The living accommodation briefly comprises; lengthy entrance hallway, a modern bathroom suite, generous size master bedroom with the benefit of an ensuite shower room, 2nd bedroom and a fantastic open plan living area/fully equipped kitchen.

Underwood Court, Middlesbrough, TS5 7SP

2 Bed - Apartment

£95,000

EPC Rating: C

Council Tax Band: C

Tenure: Leasehold



**SMITH &
FRIENDS**
ESTATE AGENTS

Underwood Court, Middlesbrough, TS5 7SP



Underwood Court

Approximate Gross Internal Area
904 sq ft - 84 sq m



Not to Scale. Produced by The Plan Portal 2024
For Illustrative Purposes Only.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B	79	79
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, if there are important matters which are likely to affect your decision to buy, please contact us before viewing the property. Smith & Friends Estate Agents can recommend financial services, surveying, conveyancing and removal services to sellers and buyers. Smith & Friends Estate Agents staff may benefit from referral incentives relating to these services.

26 Stokesley Road, Marton, Middlesbrough,
TS7 8DX

01642 313666

middlesbrough@smith-and-friends.co.uk

www.smith-and-friends.co.uk



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